

BOOK 473 PAGE 64

# State of South Carolina,

Greenville County

GREENVILLE CO. S. C.

FEB 23 4 40 PM 1953



Know all Men by these presents, That OLLIE FARNSWORTH R.M.C.

We, T. C. Stone, E. E. Stone, and Harriet M. Stone, individually and as trustee for E. E. Stone,

in the State aforesaid, in consideration of the sum of

Four Thousand and No/100 - - - - - (\$4,000.00) - - - - - Dollars

to us paid by Charles A. Smith, II

in the State aforesaid, the receipt whereof is hereby acknowledged, have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said Charles A. Smith, II, his heirs and assigns forever:

All that certain piece, parcel, or lot of land situate, lying and being in the State of South Carolina, County of Greenville, and within the corporate limits of the City of Greenville, being known and designated as Lot No. 43 of a subdivision known as Stone Lake Heights, Section No. 1, as shown on plat thereof prepared by Piedmont Engineering Service, June, 1952, and recorded in the R. M. C. office for Greenville County in Plat Book BB, at page 133, and having, according to said plat, the following metes and bounds, to-wit:

BEGINNING at an iron pin on the northeastern edge of Lakecrest Drive, the joint front corner of Lots 42 and 43, and running thence along the northeastern edge of Lakecrest Drive, following the curvature thereof, the chord of which is N. 22-48 W. 40.7 feet to an iron pin; thence continuing along the northeastern side of Lakecrest Drive, the chord of which is N. 32-38 W., 40 feet to an iron pin; thence continuing along Lakecrest Drive, the chord of which is N. 56-10 W. 33.1 feet to an iron pin; thence continuing along the curvature of Lakecrest Drive as the same intersects with the Chick Springs Road, the chord of which is N. 10-57 W. 35.5 feet to an iron pin on the southeastern edge of the Chick Springs Road; thence continuing along the southeastern edge of the Chick Springs Road, N. 34-10 E. 97 feet to an iron pin; thence S. 55-24 E. 269 feet to a point on the edge of Stone Lake; thence along the edge of Stone Lake, following the traverse line thereof, S. 5-59 W. 74.7 feet to a point on the edge of Stone Lake, the joint rear corner of Lots 42 and 43; thence along the joint line of said Lots 42 and 43, N. 88-55 W. 75.6 feet to an iron pin; thence continuing along the joint line of said Lots 42 and 43, N. 89-20 W. 115.5 feet to an iron pin on the northeastern edge of Lakecrest Drive, the beginning corner.

Together with all rights and privileges in and to the bed and waters of Stone Lake as are accorded by law to a riparian owner, including, without being limited to, the right and privilege, as appurtenant to said lot, to go upon and use the waters of said lake for the purpose of engaging in normal aquatic sports such as boating, fishing and swimming, and the further right to construct and maintain a dock or landing which does not extend farther than 15 feet from the waters edge and is so located as not to interfere with the reasonable use of Stone Lake by any other riparian owner.

This conveyance is subject to restrictions and protective covenants recorded in the R. M. C. office for Greenville County in Deed Vol. 466, at page 279, and is also subject to supplemental restrictions and protective covenants recorded in Vol. 471, at page 23.

The lot above described is also subject to certain easements for the installation and maintenance of public utilities, which easements appear of record in said R. M. C. office.

274-3-44

